



Ms R Harrison  
Development Management  
Gravesham Borough Council  
Civic Centre  
Windmill Street  
Gravesend  
Kent  
DA12 1AU

**Heritage  
ECE**  
Invicta House  
County Hall  
MAIDSTONE  
ME14 1XX

Ask for: Casper Johnson  
Email: [casper.johnson@kent.gov.uk](mailto:casper.johnson@kent.gov.uk)

13 December 2023

Dear Rebecca,

**2023 1010 – Sir John Falstaff , Gravesend Road, Higham, Rochester Kent**

**Erection of a four bed dwelling house on the land to the rear of Sir John Falstaff Public House with associated car parking and landscaping, including reconfiguration of the public house car park and beer garden.**

Thank you for consulting us on the above application.

The site lies within an area of multi-period archaeological potential and the Sir John Falstaff public house is a grade II listed building. Historic mapping from the early 19<sup>th</sup> century records that there was a building adjacent to Telegraph Hill. Groundworks associated with the proposed development could impact on any archaeological remains at the site, including those of former buildings related to the public house as well as for evidence of earlier settlement activity at this junction between the Gravesend Road and Telegraph Hill.

The application has been made with a Heritage Statement which provides historic context for the site but there has been no Archaeological Desk-Based Assessment submitted. I limit my comments here to the archaeological interest of the site and in light of the potential for the development to impact below-ground archaeological remains I recommend that if planning permission is granted the following condition is applied to any forthcoming consent:

***No development shall take place until the applicant, or their agents or successors in title, has secured the implementation of***  
***i. archaeological field evaluation works in accordance with a Written Scheme of Investigation and timetable which has been submitted to and approved in writing by the Local Planning Authority; and***

***ii. following on from the evaluation, any safeguarding measures to ensure preservation in situ of important archaeological remains and/or further archaeological investigation and recording in accordance with a Written Scheme of Investigation and timetable which has been submitted to and approved in writing by the Local Planning Authority.***

***Reason: To ensure appropriate assessment of the archaeological implications of any development proposals and the subsequent mitigation of adverse impacts through preservation in situ or by record.***

I would be pleased to discuss the above further.

Yours sincerely

**Casper Johnson MCIfA FSA**  
Senior Archaeological Officer Heritage Conservation